



General Assembly

February Session, 2004

**Amendment**

LCO No. 5067

**\*SB0055905067SD0\***

Offered by:

SEN. PRAGUE, 19<sup>th</sup> Dist.

SEN. PETERS, 20<sup>th</sup> Dist.

To: Senate Bill No. 559

File No. 366

Cal. No. 282

**"AN ACT CONCERNING THE NORWICH HOSPITAL PROPERTY."**

1 Strike everything after the enacting clause and substitute the  
2 following in lieu thereof:

3 "Section 1. (*Effective from passage*) (a) Notwithstanding any provision  
4 of the general statutes, the Commissioner of Public Works shall not  
5 convey, pursuant to a request for proposals process currently being  
6 conducted by the Office of Policy and Management, the six parcels of  
7 land located on the Norwich Hospital campus in the towns of Preston  
8 and Norwich, which have an area of approximately four hundred  
9 seventy acres and are the subject of said request for proposals, unless:

10 (1) Any deed conveying said parcels of land includes the following  
11 provisions: "Grantee and its successors and assigns shall not convert or  
12 annex the premises, or any portion of the premises, or attempt to  
13 convert or annex the Premises into an Indian Reservation pursuant to  
14 25 USC 465, as defined by 25 CFR 151 Part 7, and shall further take  
15 affirmative steps to oppose any such action. In the event that the

16 Grantee, its successors or assigns shall attempt such a conversion or  
17 annexation, or shall not oppose same, or should such a conversion or  
18 annexation occur by any means with respect to the Premises, then, and  
19 in such event, title to the Premises shall automatically revert to the  
20 State of Connecticut, and the Grantee, its successors and assigns shall  
21 immediately and simultaneously cease to be vested with title in the  
22 same." Said provisions shall constitute a reverter and not a right of  
23 reversion. The provisions of this subdivision may not be waived; and

24 (2) The towns of Preston and Norwich enter into an agreement to  
25 share revenues received for payment for real and personal property  
26 taxes for said parcels of land. Said agreement shall be subject to the  
27 approval of the Secretary of the Office of Policy and Management.

28 (b) The State Treasurer shall execute and deliver any deed or  
29 instrument necessary for a conveyance under this section.

30 Sec. 2. (*Effective from passage*) Notwithstanding any provision of the  
31 general statutes, if the Secretary of the Office of Policy and  
32 Management has not named a preferred developer pursuant to the  
33 request for proposals process referred to in section 1 of this act by  
34 September 15, 2004, for the parcels of land described in section 1 of this  
35 act, the Commissioner of Public Works shall offer to convey said  
36 parcels of land to the towns of Preston and Norwich in accordance  
37 with the provisions of section 3-14b of the general statutes, for the  
38 administrative costs of making such conveyance. No such conveyance  
39 shall be made unless:

40 (1) Any deed conveying said parcels of land includes the following  
41 provisions: "Grantee and its successors and assigns shall not convert or  
42 annex the premises, or any portion of the premises, or attempt to  
43 convert or annex the Premises into an Indian Reservation pursuant to  
44 25 USC 465, as defined by 25 CFR 151 Part 7, and shall further take  
45 affirmative steps to oppose any such action. In the event that the  
46 Grantee, its successors or assigns shall attempt such a conversion or  
47 annexation, or shall not oppose same, or should such a conversion or

48 annexation occur by any means with respect to the Premises, then, and  
49 in such event, title to the Premises shall automatically revert to the  
50 State of Connecticut, and the Grantee, its successors and assigns shall  
51 immediately and simultaneously cease to be vested with title in the  
52 same." Said provisions shall constitute a reverter and not a right of  
53 reversion. The provisions of this subdivision may not be waived;

54 (2) The towns of Preston and Norwich assume liability for all  
55 environmental contamination of said parcels of land, remediate such  
56 contamination and indemnify and hold harmless the state for any  
57 liability with respect to such contamination; and

58 (3) The towns of Preston and Norwich enter into an agreement to  
59 share revenues received for payment for real and personal property  
60 taxes for said parcels of land. Said agreement shall be subject to the  
61 approval of the Secretary of the Office of Policy and Management.

62 (b) Notwithstanding any provision of the general statutes, the State  
63 Properties Review Board shall not review the conveyance of said  
64 parcels of land.

65 (c) The State Treasurer shall execute and deliver any deed or  
66 instrument necessary for a conveyance under this section."

This act shall take effect as follows:	
Section 1	<i>from passage</i>
Sec. 2	<i>from passage</i>